

**WORKSHOP MEETING  
BOARD OF COMMISSIONERS  
TOWN OF REDINGTON SHORES  
WEDNESDAY, OCTOBER 30, 2019 – 6:00 P.M.  
MINUTES**

ROLL CALL: Commissioner Robinson, Commissioner Drumm, Commissioner Neal, Vice Mayor Kapper, Mayor Henderson

## **OLD BUSINESS**

### Discussion – Private Lateral Ordinance

Commissioner Neal spoke about the City of St. Petersburg adopting a private lateral ordinance that requires homeowners to maintain their lateral. If the lateral is found to be leaking, they have to have a certified plumber go in and video the lateral coming out of the house. From the commissioner's understanding it would be a good ordinance to pass because it covers the town and water infiltration. Suggests that when the City of St. Petersburg passes it, that Redington Shores should modify it to fit their needs. Commissioner Robinson has read it and agrees with the project.

A resident raised a clarification question as to what it would mean for a owner when a blockage comes up and how to get a licensed plumber to come in to run the video. Commissioner Neal stated that if there was any visual leakage then the Town can make the homeowner video their line and give the town a detailed report. If the blockage is inside and the plumber still comes on site, then a report is still needed to give to the Town. The average cost is one thousand dollars to replace the lateral to the house. The ordinance will speak to how the resident can go about the clean out process from the blockage. Consensus of the Commission is to see how the ordinance works for St. Petersburg.

### Discussion – LMS Projects

Commissioner Robinson has taken some projects off the list of active projects due to truncating them together. Commissioner Robinson spoke to Commissioner Drumm about the stormwater backflow vales. Commissioner Drumm stated the valves are around four thousand dollars to replace, the town could use six. Commissioner Robinson asked about the media room regarding TV media upgrades. Commissioner Drumm stated at this time all seems to be fine. Commissioner Robinson stated that all the projects listed are put into the County's list, but not all are funded, for instance the sign was on the LMS list but did not receive funding, the Town paid for it. These projects are more to figure out if the Town wants grant funding for the items. The monies for stormwater will remain but at a lower request. Commissioner Robinson stated he had added the purchase of generators for the sewer lift stations. Commissioner Neal stated two would work.

## **NEW BUSINESS**

### Discussion – Resident Request to Amend Setbacks to Build Closer to Coastal Construction Control Line (CCCL)

Applicant, Carol Muscik, stated the house on site now is a one story non-compliant home. Mrs.Muscik would like to build a compliant home 18ft away from CCCL line. She would like to request that the commission grant the variance and be treated the same as the previous residents on Lee Avenue. Mr.Muscik requested to change the code. Commissioner Kapper stated a precedence was set in the neighborhood and that the applicant should be granted the change without changing the comprehensive plan. Commissioner Robinson stated that what was done beforehand should not have been done and that things should be by code going forward. Originally Commissioner Robinson suggested to change the comprehensive plan but did not realize the impact it would have on the CRS program.

Commissioner Neal does not think changing the code will affect the town's CRS scoring, due to the engineering that would go into the home to make it structurally sound. Mayor Henderson stated the code states that the town cannot grant a special variance on the CCCL. Mayor Henderson asked Lisa Foster about the implications this request would have on the CRS program if the town was audited. Mrs. Foster stated that any variances that have been granted must go to ISO. If things are not NFIP regulated that the Town could be suspended from the CRS program and lose the class and savings on flood insurance.

Discussion ensued about how to make the home come into compliance with regulations. The house in question is pre-firm non-conforming structure which means the home does not harm the standing in the NFIP program. If the town loses the CRS class rating, it will affect all town residents who pay for flood insurance, including those who are on a fixed income.

Town Clerk, Mary Palmer, stated that every official interprets the codes differently and prepares staff recommendations. Mr. Cooper talked about the comprehensive plan conflicting with the variance request for the rear setback, whereas she stated she was not sure if prior building officials brought this to the attention of the Special Master.

Vice Mayor Kapper asked Mrs. Foster if the residents can lose the discount if they build up to the CCCL. Mrs. Foster stated that the residents can lose the 20% discount on flood insurance. The purpose of the CRS program is to protect residents from flooding by building to higher regulations.

Consensus of the Commission is not to change the code or the comprehensive plan.

## **MISCELLANEOUS**

Mayor Henderson announced the following meeting dates:

Regular Meeting – Wednesday, November 13, 2019 – 6:00 p.m.

Workshop Meeting – Wednesday, November 27, 2019 – 6:00 p.m.

Respectfully submitted,

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Sarah Mauter  
Deputy Town Clerk